

Property Location

31 BROOK ST

Map ID

26/ 139/ 11/ /

Bldg Name

State Use

101

Vision ID

1753

Account #

1789

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 12:54:08

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
BEHAN THOMAS M 31 BROOK ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	117000	117,000												
						RES LAND	101	90700	90,700												
						RESIDNTL.	101	6600	6,600												
		DRAINAGE		VIEW	COMMUNITY																
		SUPPLEMENTAL DATA																			
		Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#															
GIS ID F_381313_2851515						Total				214,300	214,300										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
BEHAN THOMAS M BEHAN THOMAS M +, BEHAN ROBERTA		11126	0106	03-15-2000	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		08312	0054	01-15-1993	U	I	80,000	1A	2020	101	96,800	2019	101	94,100	2018	101	87,000				
		05931	0411	10-30-1985	U	I	0	1A		101	90,700		101	88,000		101	88,000				
										101	6,600		101	6,600		101	6,600				
		Total						Total		194100	Total		188700	Total		181600					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount										Comm Int				
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
OPEN BP201903024=RECK 06/2021 OR UPON OC 50%																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
202002374	08-20-2020	12	REROOF	9,500		0		ROOF, 3 BASEMEN BUILD SHED DORM	07-07-2020			334	15	PERMIT VISIT							
201903024	10-07-2019	4	ADDITION	20,000	07-07-2020	50			01-30-2015			317	1	LEFT NOTICE							
201900003	01-03-2019	91	INSULATION	2,700	07-07-2020	100	07-07-2020		11-21-2014			317	2	MEASURED							
									10-11-2003			274	3	MEAS+INSPCTD							
									02-04-1981			500	3	MEAS+INSPCTD							
LAND LINE VALUATION SECTION																					
B	Use Co	Description	Zone	D	Fronta	Depth	Land Units	Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing	Size A	Adj Unit Pric	Land Value		
1	101	ONE FAM	RC				26,750 SF	3.39	1.000	5	LAND	1.00	MA	1.00			0		1.000	3.39	90,700
Total Card Land Units							0.614	AC	Parcel Total Land Area:				0.6141	Total Land Value							90,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	101.26	
Interior Floor 2	3	HARDWOOD	RCN	205,185	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1951	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition	NC	
Kitchen Style	A	AVERAGE	% Complete	57	
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	117,000	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
03	GARAGE	OB	Outbuildi	L	264	28.18	1958	60	0.00	AV	A	1.00	4,500
22	WOOD DK			L	214	9.20	1998	60	0.00	AV	A	1.00	1,200
14	SCRN HSE			L	96	14.95	2000	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	884		23.62	20,884	
FFL	1ST FLOOR	884	884		117.99	104,303	
OFP	OPEN PORCH	0	16		14.75	236	
TQS	3/4 STORY	663	884		88.49	78,228	
WDK	WOOD DECK	0	96		15.98	1,534	
Ttl Gross Liv / Lease Area		1,547	2,764	1,739		205,185	

